

City of Deltona

2345 Providence Blvd.
Deltona, FL 32725

Minutes

Development Review Committee

Thursday, March 3, 2016

9:00 AM

2nd Floor Conference Room

1. CALL TO ORDER:

The meeting was called to order at 9:00 am.

2. ROLL CALL:

Also present: Ron Paradise, Planning and Development Services; Phyllis Wallace, Public Works; Dinelia Santana, Planning and Development Services; Jerry Mayes, City Manager's Office; Kathrine Kyp, Planning and Development Services; Harry Newkirk, Newkirk Engineering; David Butler; Tristan Supratt, Traffic Engineering Data Solutions; Mikal Hale, Traffic Engineering Data Solutions; Victor Sutapaha, RaceTrac Petroleum and Rogers Haydon, CSC Properties, LLC.

Present: 5 - Member Leigh Grosvenor
Member Gerald Chancellor
Member Chris Bowley
Member Tom Pauls
Member Steve Roland

3. APPROVAL OF MINUTES & AGENDA:

A. Minutes for February 4, 2016

Motion by Member Pauls, seconded by Member Bowley, to approve the minutes of February 4, 2016 . The motion carried by the following vote:

For: 5 - Member Grosvenor, Member Chancellor, Member Bowley,
Member Pauls and Member Roland

4. PRESENTATIONS/AWARDS/REPORTS:

5. PUBLIC FORUM:

6. OLD BUSINESS:

7. NEW BUSINESS:

A. Gold Choice ALF Final Plat Application - Revised (File No. FP15-003)

Motion by Member Pauls, seconded by Member Chancellor, to approve Gold Choice ALF Final Plat application with the conditions that the applicant satisfies the comments cited in the staff report. The motion carried by the following vote:

For: 5 - Member Grosvenor, Member Chancellor, Member Bowley, Member Pauls and Member Roland

B. Gold Choice ALF Final Site Plan Application - Revised (File No. FSP15-004)

Motion by Member Pauls, seconded by Member Bowley, to approve Gold Choice ALF Final Site Plan application with the conditions that the applicant satisfies the comments cited in the staff report. The motion carried by the following vote:

For: 5 - Member Grosvenor, Member Chancellor, Member Bowley, Member Pauls and Member Roland

C. RaceTrac Final Plat Application (File No. FP15-004)

Motion by Member Pauls, seconded by Member Bowley, to approve RaceTrac Final Plat application with the conditions that the applicant satisfies the comments cited in the staff report. . The motion carried by the following vote:

For: 5 - Member Grosvenor, Member Chancellor, Member Bowley, Member Pauls and Member Roland

D. RaceTrac Final Site Plan Application (File No. FSP15-005)

Motion by Member Pauls, seconded by Member Grosvenor, to approve RaceTrac Final Site Plan application with the conditions that the applicant satisfies the comments cited in the staff report.. The motion carried by the following vote:

For: 5 - Member Grosvenor, Member Chancellor, Member Bowley, Member Pauls and Member Roland

E. Pre-application Meeting - Dunkin Donuts at Deltona. Fort Smith Blvd. and Howland Blvd. (Parcel Id: 30-18-31-62-00-0020)

Mr. Haydon stated that the potential developments for the pre-applicaition meeting is a Dunkin Donuts and an O'Reillys Autoparts store. Discussion ensued regarding pedestrian accessibility, sidewalks, access, utilities, installation of a lift station and

reclaim water availability at the site.

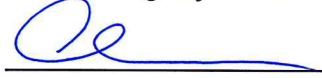
Mr. Haydon and Staff discussed utilizing the plat application process to split the lot into two parcels. Discussion regarding the C1 zoning setbacks and the challenge regarding the landscape buffer between the two lots ensued. Discussion regarding the requirements of the tree survey, gopher tortoise survey as well as completing a scrub jay survey to be submitted with the application. Mr. Pauls advised Mr. Haydon that the site plan application goes to the DRC for approval and the final plat application goes before the City Commission for approval.

8. STAFF COMMENTS:

9. BOARD/COMMITTEE MEMBERS COMMENTS:

10. ADJOURNMENT:

The meeting adjourned at 10:44 am.


Chris Bowley, Chairperson

ATTEST:


Kathrine Kyp, Board Secretary